



FACT SHEET

State Superfund Program

**Former Raeco Products
Site Number 828107
Rochester, NY**

February 2010

Remedy Proposed for State Superfund Site; Public Comment Period and Public Meeting Announced

The public is invited to comment on a cleanup remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) to address contamination related to the Former Raeco Products site ("site"). The site is located at 24 Spencer Street in Rochester, Monroe County. See map for site location.

The Proposed Remedy

The remedy proposed for the site includes a soil vapor extraction (SVE) system to address the contaminant source area (contamination will be extracted from the subsurface in vapor form and treated prior to release to the atmosphere), shallow soil removal and/or placement of a cover over the site, groundwater monitoring and site management.

The proposed remedy is described in a draft cleanup plan called a "Proposed Remedial Action Plan" developed under New York's State Superfund Program. The document is available for public review at the locations identified below under "Where to Find Information". The document also is available on the NYSDEC web site at <http://www.dec.ny.gov/chemical/37556.html>

How to Comment

NYSDEC is accepting written comments about the proposed remedy for 30 days, from **February 27, 2010** through **March 29, 2010**.

State Superfund Program: New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC generally attempts to identify parties responsible for site contamination and require cleanup before committing State funds.

For more information about the SSF, visit:
www.dec.ny.gov/chemical/8439.html

**Public Meeting
Tuesday March 16, 2010
5:00pm – 8:00pm**

**Rochester City Hall Conference Room 321
30 Church Street
Rochester, New York**

NYSDEC invites you to a public meeting. At this meeting you will be able to speak with the technical team, ask questions, provide comments (comment cards will be available) and receive an update on project activities and more information about the Proposed Remedy. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

Submit written comments to:

Mr. James Moras, P.E.
New York State Dept. of Environmental Conservation
625 Broadway
Albany, NY 12233-7013
jamoras@gw.dec.state.ny.us

Summary of the Proposed Remedy

The proposed remedy represents the alternative preferred by NYSDEC and the New York State Department of Health (NYSDOH) to address site contamination. The draft cleanup plan has several goals:

- identify cleanup levels to be achieved

- summarize other alternatives considered
- explain why NYSDEC and NYSDOH believe the proposed remedy will protect public health and the environment
- provide a detailed description of the proposed remedy.

The proposed remedy was chosen following a detailed investigation of the site and evaluation of alternatives to address contamination, called a “Remedial Investigation/Feasibility Study”. The December 2009 Feasibility Study evaluated alternatives to address the contamination present at the site. The cleanup goals used for soil meet the objectives for commercial use (consistent with property use/zoning) and for groundwater meet (or achieve) New York State standards. Although the groundwater cleanup goals may not be achieved in the near future, the plan addresses the source of the groundwater contamination present in the soil with the long-term goal of reducing contaminant concentrations in the groundwater. Alternatives considered included a cover over the site, soil vapor extraction, dual phase (soil vapor and groundwater) extraction, chemical oxidation, and soil excavation.

Based on historical reports, various chemicals, solvents and petroleum products were handled at the site. The main source of contamination at this site is most likely the result of spills and leaks that occurred over a long period of time. The proposed remedy, to address this contamination, includes the following components:

- cleanup areas of shallow soil contamination and/or site-wide cover;
- installation and operation of a soil vapor extraction system;
- groundwater monitoring program;
- implementation of property use restrictions (groundwater use restrictions, land use restrictions, soil management plan); and
- site management.

This remedy is being proposed because it would achieve the remedial goals identified in the Proposed Remedial Action Plan (PRAP) and it would achieve those goals in a cost effective manner. The proposed cleanup plan would be protective of human health and the environment by achieving soil cleanup objectives consistent with the past and anticipated future use of the property (based on its zoning) along with mitigating human contact with site-related contamination and addressing the source of the contamination present in the groundwater. The cost estimate to implement this cleanup plan is approximately \$1,220,000.

Next Steps

NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a “Record of Decision” that will explain why the remedy was selected and respond to public comments. This document will be made available to the public (see “Where to Find Information” below).

NYSDEC will keep the public informed during the cleanup of the site.

Background

The site is listed as a Class “2” site in the State Registry of Inactive Hazardous Waste Sites (list of State Superfund sites). A Class 2 site represents a significant threat to public health or the environment; action is required.

The Site is located within a heavily developed light industrial and commercial area northwest of downtown Rochester. The 3.4 acre property is bordered by an abandoned railroad right of way to the north; Spencer Street to the south; the Genesee River to the east; and, Cliff Street to the west. The property is zoned as C-2, or as a commercial area. From the 1930s through 1987, the Site was reportedly owned and operated by John H. Rae, Inc. (Raeco) as a bulk storage, blending, packaging and distribution facility for chemicals and petroleum products. Poor practices over the years resulted in extensive site contamination. Solvent and petroleum-type contamination of soil and groundwater is present, mainly in

the central portion of the site; the soil across the site is also contaminated with certain semi-volatile compounds while lead and mercury soil contamination is found in different, limited areas across the site. The property is currently owned by Dance Hall Entertainment, LLC and is being used to store equipment (i.e., dumpsters) and vehicles. In April 2001 a Preliminary Site Investigation was completed by the State. The Remedial Investigation was completed in February 2007 and the Feasibility Study was completed in December 2009.

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public to stay informed. These documents include the proposed cleanup plan for the site, called the “Proposed Remedial Action Plan”.

Central Library of Rochester and Monroe
County
Reynolds Information Center
115 South Avenue
Rochester, New York 14604-1896
(585) 428-7300
Hours: M, Th 9am - 9pm; Tu, W, F 9am - 6pm;
Sat. 9am - 5pm; Sun. 1pm - 5pm

NYSDEC Region 8 Office
6274 E. Avon-Lima Rd.
Avon, NY 14414-9519
Hours: Mon.- Fri. 8:30- 4:45
(Contact Lisa Silvestri for an appointment)
(585) 226-5326

Who to Contact

Comments and questions are always welcome and should be directed as follows:

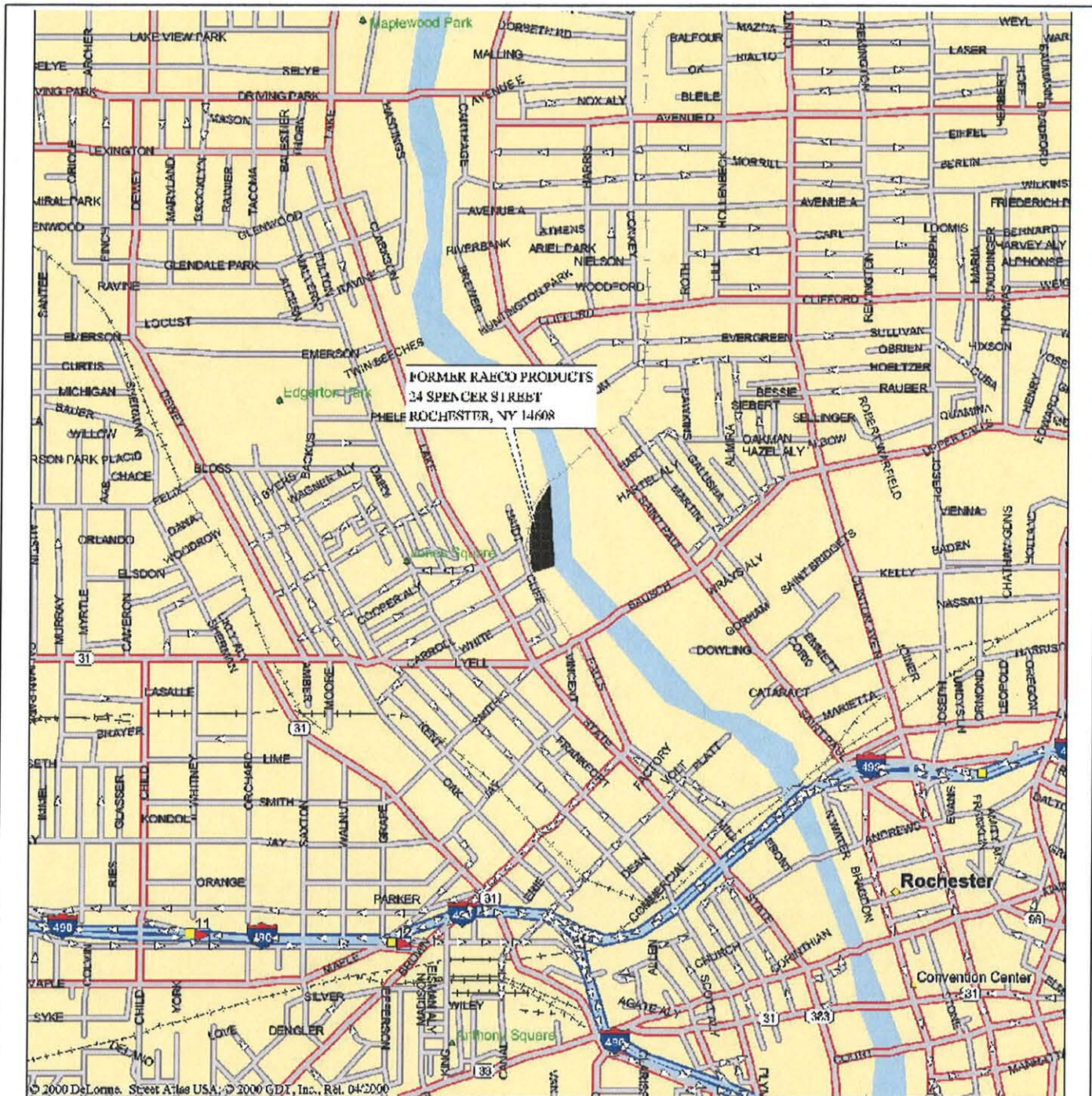
Project Related Questions

Mr. James Moras, project manager
NYSDEC
625 Broadway, 12th Floor
Albany, NY 12233-7017
1-888-459-8667

Site-Related Health Questions

Katherine Comerford, Public Health Specialist
NYS Department of Health
335 E. Main Street
Rochester, New York 14604
585-423-8156

If you know someone who would like to be added to the site contact list, have them contact the NYSDEC project manager above. We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.



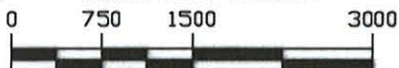
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- Local Road
- Major Connector
- State Route
- Trail
- Interstate/Limited Access

- Exit
- Railroad
- Point of Interest
- ◆ Large City
- ▲ Park/Reservation

- ▲ Exit/Other Services
- Railroad Abandoned
- Population Center
- Water

GRAPHIC SCALE



(IN FEET)
1 inch = 1500 ft.

HDR

SITE LOCATION MAP

Job No.	Date	Figure
107489	09-24-09	2-1